

**PUBLIC NOTICE
CITY OF PROVIDENCE
ZONING BOARD OF REVIEW
190 DYER STREET
PROVIDENCE, RHODE ISLAND 02903-3902**

Notice is hereby given that the Zoning Board of Review will be in session in the Probate Court Room, fifth floor, City Hall, 25 Dorrance Street on Tuesday, January 13, 2009 at 5:30 P.M. when all persons interested will be heard for or against the granting of the following applications for variances and special use permits under Section 902 of the Zoning Ordinance:

5:30 P.M.

DSL PROPERTIES, LLC, OWNER, DIANE ST. LAURENT, APPLICANT AND BREAD OF LIFE INTL' WORSHIP CENTER, LESSEE: 314-326 Pocasset Avenue (corner Union Ave.), Lot 630 on the Tax Assessor's Plat 109 located in a General Commercial C-2 Zone; to be relieved from Section 703.2 in the proposed use of a portion of the existing building for religious services. Religious services are permitted within the C-2 district. The applicant is requesting a dimensional variance from regulations governing the parking requirement. The existing 16 parking spaces support the current uses of the building, which include stores and offices. The proposed use requires 11 additional on-site parking spaces, which cannot be provided. The lot

in question contains approximately 15,080 square feet of land area.

THREE KIDS, LLC: 291-295 Lockwood Street (corner Meadow St.) & 407-409 Pine Street, Lots 376 & 384 on the Tax Assessor's Plat 29 located in a Residential R-3 Three-Family Zone and General Commercial C-2 Zone; to be relieved from Sections 705 and 705.1 pursuant to Section 200 in the proposed use of Lot 376 (291-295 Lockwood Street) to support the parking requirement for Lot 384 (407-409 Pine Street). Lot 376 is located within a C-2 district, which parking lot is permitted in said zone. The applicant is requesting a dimensional variance from regulations governing minimum size of parking spaces, whereby all proposed 26 parking spaces would be substandard in size. The lot in question contains approximately 7,646 square feet of land area.

THREE KIDS, LLC: 399 Pine Street (a/k/a 150 Summer St.) Lot 92 on the Tax Assessor's Plat 24 located in a Residential R-3 Three-Family Zone; to be relieved from Sections 303-use code 64.1, 705 and 705.1 in the proposed use of Lot 92 (399 Pine St.) to support the parking requirement of Lot 384 (407-409 Pine St.). The applicant is requesting a use variance in order to develop Lot 92 for parking in the R-3 district, and a dimensional variance relating to regulations governing minimum size of parking spaces, whereby all proposed 10 parking spaces would be substandard in size. The lot in question contains approximately 3,825 square feet of land area.

DYNAMO HOUSE, LLC: 350 Eddy Street, Lot 430 on the Tax Assessor's Plat 21 located within a D-2 Downtown-Mill District; to be relieved from Sections 205.1, 700, 703.2, 706.1, 706.2, 706.4 and 706.5 in the proposed alteration of the existing building previously used as a power generating station to be used for a museum, hotel, multi-tenant commercial space and a restaurant/café. The proposed uses are all permitted within the D-2 district. The applicant is requesting a dimensional variance regarding regulations governing the parking requirements relating to mixed uses and the intensification of the use of the building. The lot in question contains approximately 76,842 square feet of land area.

ANNE E. TAIT AND DANIEL L. WOOD: 170-172 Knight Street (corner Federal St.), Lot 983 on the Tax Assessor's Plat 28 located within a Residential R-3 Three-Family Zone; to be relieved from Sections 303-use code 73 and 414.4 in the proposed use of the existing accessory structure (garage) for a print making studio (letter press). The existing two-family structure will remain unchanged. The applicant is requesting a use variance to establish the printing service within the accessory structure, and a dimensional variance relating to the minimum front yard requirement for parking, whereby a parking area located in a front yard requires a depth of 18 feet between the front property line and the accessory structure. There is a parking area provided at the Knight Street frontage in front of the

accessory structure running a depth from 15 feet on the north side to 17 feet at the south side. The lot in question contains approximately 5,840 square feet of land area.

THIS MEETING MAY BE CONTINUED FROM DAY TO DAY AND TIME TO TIME AT THE DISCRETION OF THE ZONING BOARD OF REVIEW.

THIS MEETING IS ACCESSIBLE TO ALL PERSONS. INDIVIDUALS REQUESTING INTERPRETER SERVICES MUST NOTIFY THE OFFICE OF NEIGHBORHOOD SERVICES AT (401) 421-7768, 48 HOURS IN ADVANCE OF THE HEARING DATE.

ESTA REUNION PUEDE SER CONTINUADA EN CUALQUIER MOMENTO BAJO LA DISCRECTION DE LA JUNTA DE REVISIONES DE ZONA.

LA INFORMACION DE ESTA REUNION ESTA DISPONIBLE PARA TODAS LAS PERSONAS E INDIVIDUOS QUE REQUIERAN SERVICIOS DE INTERPRETE, LLAME A LA OFICINA DE SERVICIOS VECINDALES AL (401) 421-7768, POR LO MEMOS 48 HORAS ANTES DE SU FECHA DE JUICIO.

**PETER D. CARNEVALE, SECRETARY
(401) 421-7740 EXT. 376**